



## 4 Broad Mead, Lower Earley, Reading, Berkshire. RG6 3WL.

**£475,000 Freehold**

\*\*\*Spacious family home\*\*\* Offered for sale is this well presented and spacious 4 bedroom middle town house located in the popular Manor development in Lower Earley which is a suburb approximately 5 miles to the south east of Reading in central Berkshire. The property is within easy reach of the M4 motorway plus local shops and amenities. Accommodation is set over three floors and comprises on the ground floor of a generous entrance hall, modern kitchen / breakfast room with integrated appliances, cloakroom and garage. Stairs to the first floor lead to a sitting room and bedroom one with fitted wardrobes and en-suite shower room. The second floor includes a further three bedrooms with en-suite to bedroom two plus fitted wardrobes and family bathroom. The property further benefits from a low maintenance rear garden with rear access and shed. The location is fabulous as it gives easy access to the district centre which benefits from a large ASDA super store incorporating a Boots the chemist. Also nearby you have a M&S food hall, Iceland, numerous fast food outlets and a 24 garage. Within walking distance is a Sainsbury local. For those looking to keep fit the Loddon valley leisure centre which benefits from a 25 metre swimming pool. For buyers with children you have easy access to primary schools and a selection of secondary schools including Maiden Erlegh, The Forest and Bulmershe. The property will be offered with no onward chain and vacant possession.

- Well Presented 4 Bedroom 3 Storey Town House
- Located in the Popular Manor Development in Lower Earley
- Entrance Hall and Cloakroom
- Modern Fitted Kitchen with Appliances
- Sitting Room
- Family Bathroom & Two En-Suite Bathrooms
- Low Maintenance Private Garden with Shed and Rear Access
- Integral Garage
- Easy Access to M4 plus Winnersh Business Park and Local Amenities
- Vacant possession and no onward chain



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## Property Description

### GROUND FLOOR

Hall

kitchen/dining room

Garage

Cloakroom

### FIRST FLOOR

Lounge

Master bedroom

En suite shower room

### SECOND FLOOR

Bedroom 2

En Suite shower room

Bedroom 3

Bedroom 4

Bathroom

### Council Tax Band

F

